

## **BILL ANALYSIS**

S.B. 1820  
By: Hegar  
Special Purpose Districts  
Committee Report (Unamended)

### **BACKGROUND AND PURPOSE**

There is currently undeveloped property within the extraterritorial jurisdiction of the City of Houston in Waller County that is proposed to be developed for light industrial and commercial purposes. Interested parties note the need for a management district over this property to administer and provide funding for public infrastructure, such as water, sewer, drainage, road, and rail facilities, as well as for other economic development projects and services. S.B. 1820 seeks to address this need.

### **RULEMAKING AUTHORITY**

It is the committee's opinion that this bill does not expressly grant any additional rulemaking authority to a state officer, department, agency, or institution.

### **ANALYSIS**

S.B. 1820 amends the Special District Local Laws Code to create the Waller County Improvement District No. 1 to provide certain improvements, projects, and services for public use and benefit. The bill provides for, among other provisions, rail facilities and the annexation of land. The district's powers and duties include, subject to certain requirements, the authorization to issue obligations and impose assessments and property, operation and maintenance, and contract taxes. The district is prohibited from exercising the power of eminent domain.

### **EFFECTIVE DATE**

On passage, or, if the bill does not receive the necessary vote, September 1, 2013.